



LEASED

Property Description

Status Update: Fully Leased! August 2022

Two-story approx. 11,558 SF building for lease on approx. 14,400 SF (80'x180') of land in Kinzie Corridor. Currently built out as a doggie daycare, suitable for a wide variety of uses. Full HVAC, 12' clear ceiling height, 1 drive-in door, and wet sprinkler system. Zoned PMD-4A. Ample area for outdoor storage. Excellent service location, close to downtown Chicago. Two blocks from CTA Green Line Station and 0.4 miles to I-290 Expressway. TIF district, enterprise, and empowerment zone.

Property Details

LEASE PRICE: **\$10**

MINIMUM RENTABLE SQ FT: 11,558

MAXIMUM RENTABLE SQ FT: 11,558

PROPERTY TAX: \$15,948

LEASE TYPE: Net

ZONING: PMD4

BUILDING SQ FT: 12,000

SITE SQUARE FEET: 14,400

SITE DIMENSIONS: 80x180





COMMERCIAL, INDUSTRIAL, RETAIL, OTHER

2756 W. FULTON ST.

CHICAGO, IL 60612



Adam Schneiderman, SIOR 773-736-3600 mobile: 847-826-4467 Adam@straussrealty.com